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ANNUAL REPORT

OF THE

BUILDING DEPARTMENT

FOR THE YEAR 1950.

Boston, April 12, 1951.

Hon. John B. Hynes,
Mayor of the City of Boston.

Sir:

In accordance with the provisions of section 115, chapter 479 of the Acts of 1938, as amended, I submit herewith a brief report of the activities of the Building Department during the year 1950.

Harry J. Keefe,
Building Commissioner.

Boston City Messenger Dept
Apr. 9, 1951

Statement of Building Operations in the City of Boston for the Year Ending December 31, 1950.

	1950.		1949.		1948.		1947.		1946.	
	Number.	Cost	Number.	Cost.	Number.	Cost.	Number.	Cost.	Number.	Cost.
Type I	60	$19,825,125	82	$20,816,810	44	$18,113,471	45	$8,584,805	69	$28,061,650
Type II	8	728,400	10	632,200	9	1,624,111	16	5,489,000	5	37,900
Type III	—	—	1	200,000	3	657,500	—	—	1	5,000
Type IV	156	3,713,125	132	2,602,965	133	7,967,865	124	1,647,805	160	2,781,490
Type V	60	237,545	68	268,470	88	288,725	120	414,222	72	684,360
Type VI	376	7,877,785	391	3,810,249	360	3,144,920	611	7,769,400	536	4,321,718
Total new construction	660	$32,381,980	684	$28,330,694	637	$31,796,592	916	$23,905,232	843	$35,892,118
Alterations, repairs, etc.	5,908	12,524,942	6,241	10,534,807	6,962	14,701,174	8,041	11,125,024	7,711	10,494,471
Total structural construction	6,568	$44,906,922	6,925	$38,865,501	7,599	$46,497,766	8,957	$35,030,256	8,554	$46,386,589
Plumbing	3,032	$3,932,903	3,030	$3,228,693	3,243	$3,373,090	3,577	$2,568,569	2,754	$1,478,347
Gas fitting	5,863	728,400	5,934	1,271,905	6,281	731,500	6,250	780,454	6,156	507,932
Heaters, ovens, engines, etc.	327	497,001	335	884,199	410	475,427	499	385,393	396	352,647
Elevators, new freight	69	219,412	50	231,758	74	363,745	71	266,460	67	145,349
Elevators, new passenger	66	1,677,656	54	863,395	51	762,511	90	2,665,310	37	432,004
Elevators, alterations freight	169	59,677	179	66,497	171	92,101	248	114,227	221	107,766
Elevators, alterations, passenger	310	130,241	298	118,965	312	160,368	392	369,226	313	179,546
Signs, projections, etc.	489	243,639	385	193,038	385	194,632	536	177,096	706	206,643
Fire escapes, etc.	391	105,515	669	148,117	672	179,327	523	178,897	377	128,637
Take-downs, wood	199	94,154	143	50,948	144	43,290	137	45,871	217	67,247
Take-downs, brick, etc.	120	122,629	58	63,007	69	77,828	113	120,541	115	62,754
Sprinklers	115	344,879	115	376,832	139	493,018	181	450,102	100	207,839
Excavations	43	148,310	23	18,000	25	41,432	14	13,551	15	35,450
Use of premises	48	—	47	—	76	—	65	—	59	—
Totals	11,241	$8,973,954	11,320	$7,515,354	12,052	$6,988,269	12,700	$8,135,696	11,533	$3,914,171
Grand total all work	17,809	$53,880,876	18,245	$46,380,855	19,651	$53,486,035	21,657	$43,165,952	20,087	$50,300,760
Department revenue	.....	$89,345 00	.....	$73,528 50	.....	$83,854 25	.....	$82,328 00	.....	$81,920 25

NUMBER OF DOCUMENTS AND FEES RECEIVED BY THE BUILDING DEPARTMENT — JANUARY 1 TO DECEMBER 31, 1950

	Number	Fees Paid
New construction	676	$28,906 00
Alterations	7,106	26,054 00
Elevator, annual tests—minor alterations,	2,077	6,916 00
Amendments	277	2,032 00
Sprinklers	115	696 00
Night elevator tests	36	460 00
Special foundation	51	245 00
Board of Appeal	246	3,210 00
Boilers, etc	330	317 00
Plumbing, old	2,543	3,752 00
Plumbing, new	383	2,910 00
Plumbing, no fee	112	—
Gas fitting, old	5,609	4,580 00
Gas fitting, new	116	148 00
Gas fitting, no fee	128	—
Building law books	656	1,640 00
Petit law books	—	265 50
Elevator licenses, new	1,745	1,745 00
Elevator licenses, renewal	4,973	2,486 50
Elevator licenses, out of town	1	50
Elevator licenses, new, no fee	28	—
Elevator licenses, renewal, no fee	191	—
Elevator licenses, duplicates	32	26 00
Master gas fitter, new	54	108 00
Master gas fitter, renewal	684	1,368 00
Journeyman gas fitter, new	107	53 50
Journeyman gas fitter, renewal	830	415 00
Permission to inspect plans in vault	252	632 00
Certified copies of documents	99	369 00
	29,477	$89,345 00

SUMMARY OF EXAMINATIONS AND REPORTS, 1950

New buildings	6,469
Alterations	21,242
Existing buildings	283
Boilers, engines, etc.	51
Plumbing, new	1,400
Plumbing, alterations	9,286
Plumbing, tests	948
Gas fitting, new	872
Gas fitting, alterations	12,726
Gas fitting, tests	5,360
Egress	48,449
Elevators	9,331

Sprinklers	2,981
Standpipes	136
Tests of both	1,438
Zoning	2,762
Plans	2,198
Special form applications	5,299
Fires	986
Gas accidents	73
Building accidents	6
Complaints made	683
Finals	2,173
Communications acted on	1,922
Special detail	599
Complaints referred to Law Department for action	7

FINANCIAL REPORT, 1950 — EXPENDITURES

A.	PERSONAL SERVICE:	
1.	Permanent employees	$360,458 56
2.	Temporary employees	3,026 68
3.	Other departmental work	1,484 47
B.	SERVICE OTHER THAN PERSONAL:	
1.	Printing and binding	48 50
4.	Transportation of persons	6,218 65
12.	Bond and insurance premiums	10 00
14.	Motor vehicle repairs and care	299 13
29.	Stenography and copying	157 99
35.	Fees, service of venires, etc.	21 00
39.	General plant	201 91
42.	Miscellaneous	228 00
C.	EQUIPMENT:	
9.	Office	—
10.	Library	189 72
13.	Tools and instruments	23 05
15.	Tires, tubes and accessories	61 70
16.	Wearing apparel	—
17.	Miscellaneous	—
D.	SUPPLIES:	
1.	Office	4,894 19
11.	Motor vehicle	173 79
16.	Miscellaneous	21 17
E.	MATERIALS:	
10.	Electrical	24 10
13.	Miscellaneous	78 90
F.	SPECIAL ITEMS:	
*7.	Pensions and annuities	—
11.	Workmen's Compensation	—
	Grand total	$377,602 51

* Separate appropriation, $7,400.

Appropriation		$386,486 02
Income		$89,345 00
Buildings taken down	16	
Buildings shored	5	
Expenditure		$13,007 66

GENERAL STATISTICS, 1950

On January 1, 1950, there were (estimated) in the City of Boston:

45,886 brick and other fire-resistive buildings		45,886		
Erected during the year . . .		283		
			46,169	
Taken down during year .	120			
Totally destroyed by fire .	0			
			120	
Existing January 1, 1951				46,049
Wood buildings		93,745		
Erected during year		377		
			94,122	
Taken down during year .	199			
Totally destroyed by fire .	0			
			199	
Existing January 1, 1951				93,923
Total number (estimated) of buildings in Boston on January 1, 1951				139,972

BOARD OF APPEAL

The Board of Appeal, established in accordance with section 117 of chapter 479, Acts of 1938, as amended, in its functioning, may vary the provisions of the Act referred to in specific cases which appear to them not to have been contemplated by this Act although covered by it, or in cases where manifest injustice is done, provided that the decision of the Board in such a case shall have the assent of four members under Building Law and shall be unanimous under Zoning Law and shall not conflict with the spirit of any provision of the Act.

The following is a statistical summary of the work of this department for the year 1950.

In re Building Law — chapter 479, Acts of 1938, as amended:

Appeals received		129
Appeals withdrawn	3	
Appeals pending	4	
Appeals sustained	51	
Appeals sustained with proviso	36	
Appeals dismissed	35	

In re Zoning Law — chapter 488, Acts of 1924, as amended:

Appeals received		151
Appeals withdrawn	9	
Appeals pending	13	
Appeals sustained	54	
Appeals sustained with proviso	32	
Appeals dismissed	43	

BOARD OF EXAMINERS

The Board of Examiners was created by city ordinance in 1913 and re-established under legislative act in 1938. It acts upon applications of persons desiring to be licensed in Boston as construction-superintendents, approving or rejecting said applications under certain rules and regulations adopted as procedure by the Board. The members are appointed by the Mayor and consist of an architect or engineer, a contractor or mechanic, and a lawyer.

The following list is that of applications acted upon in 1950:

	Approved	Rejected
New licenses and reissues	539	102
Renewals	2,048	0
	2,587	102

Fees collected amounted to $6,791.

CITY OF BOSTON PRINTING DEPARTMENT